



# DNRC Timber Appraiser



Appraisal Name **GNA Taylor Hellroaring**


Appraisal Type Sale

Area Office NWLO

Date 5/8/2020

Appraisal Summary	Per Ton	Per Mbf	Acres, Factor and FI Fees		Unit
Minimum Bid Price	<b>\$12.14</b>	<b>\$73.06</b>	Harvest Unit	697	Acres
			Net Conversion	6.03	Tons/Mbf
			NWLO	\$0.00	/Mbf
			SWLO	\$0.00	/Mbf
			CLO	\$0.00	/Mbf
			EAST	\$0.00	/Mbf
Minimum Sale Value	\$422,241				
Estimated Sale Volume	34,781	Tons			
5% Down Payment	\$21,112				

Appraisal Species	Volume (Mbf)	DBH (Avg)	WWPA 2020 1st quarter	Minimum Value
Ponderosa pine	11.0	10.0	\$460.85	\$803.66
Douglas-fir	2,415	11.1	\$499.80	\$176,439.90
Western larch	491	8.8	\$499.80	\$35,872.46
Lodgepole pine	992	8.5	\$423.62	\$72,475.52
White fir	1,492	10.5	\$430.81	\$109,005.52
White pine			\$561.48	\$0.00
White wood/other	367	8.8	\$423.62	\$26,813.02
Red cedar			\$1,152.97	\$0.00
Blue stained			\$336.80	\$0.00
Dead/dry			\$268.52	\$0.00
<b>Total</b>	<b>5,768</b>	<b>10.2</b>	<b>\$464</b>	<b>\$421,410.08</b>

	Contract Costs		Unit	Log and Haul Costs		Unit	Logging Percent
	Development Costs	\$85,189.00	Total	Tractor Yarding	922	Feet	41
	Maintenance Costs	\$40,051.00	Total	Other Method Yarding (specify)	827	Feet	4
	Slash Costs	\$71,749.00	Total	Skyline Yarding	651	Feet	55
				Unpaved Haul	15.0	Miles	
				Paved Haul	17.0	Miles	